

MINUTES OF AN ADJOURNED REGULAR MEETING OF THE CITY COUNCIL
AND A REGULAR MEETING OF THE REDEVELOPMENT AGENCY
OF THE CITY OF CHULA VISTA

February 19, 2002

6:00 p.m.

An Adjourned Regular Meeting of the City Council and a Regular Meeting of the Redevelopment Agency of the City of Chula Vista were called to order at 6:35 p.m. in the Council Chambers, located in the Public Services Building, 276 Fourth Avenue, Chula Vista, California.

ROLL CALL:

PRESENT: Agency/Councilmembers Davis, Padilla, Rindone, and Salas

ABSENT: Chair/Mayor Horton

ALSO PRESENT: Executive Director/City Manager Rowlands, Senior Assistant City Attorney Moore, and City Clerk Bigelow

CONSENT CALENDAR

1. APPROVAL OF MINUTES OF JANUARY 15, JANUARY 22, AND FEBRUARY 5, 2002

Staff recommendation: The Redevelopment Agency/City Council approve the minutes.

2. a. ORDINANCE NO. 2852, ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ADDING CHAPTER 2.41 TO THE CHULA VISTA MUNICIPAL CODE RELATING TO THE CREATION OF THE NATURE CENTER BOARD OF TRUSTEES
- b. ORDINANCE NO. 2853, ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA ADDING CHAPTER 2.19 OF THE CHULA VISTA MUNICIPAL CODE RELATING TO THE ESTABLISHMENT OF THE NATURE CENTER DEPARTMENT, EFFECTIVE JULY 1, 2002

Since its incorporation in 1986, the function and mission of the Bayfront Conservancy Trust (BCT) has evolved from an entity seeking to receive and hold dedications of land, restore the Sweetwater Marsh complex, and own and operate the Chula Vista Nature Center. The BCT is now an entity whose mission is advisory in nature as an advocate for the enhancement of the Nature Center and the Sweetwater Marsh National Wildlife Refuge. To that end, it is the desire of the BCT to dissolve the non-profit corporation and establish a new body charged with advising the City on matters related to the Chula Vista Nature Center. (City Manager)

Staff recommendation: Council place the ordinances on second reading for adoption.

CONSENT CALENDAR (Continued)

3. AGENCY RESOLUTION NO. 1769, RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF CHULA VISTA ADOPTING MITIGATED NEGATIVE DECLARATION IS-01-50 AND APPROVING OWNER PARTICIPATION AGREEMENT WITH DANIEL L. AND RUTH STREET FOR THE CONSTRUCTION OF A 9,000-SQUARE FOOT PRE-FABRICATED INDUSTRIAL BUILDING AT 2365 MAIN STREET WITHIN THE SOUTHWEST REDEVELOPMENT PROJECT AREA

Daniel L. and Ruth Street, as property owners, are proposing to construct a 9,000 square foot pre-fabricated industrial building at 2365 Main Street, within the boundaries of the Southwest Redevelopment Project Area. The metal building will be used to enclose auto parts from dismantled vehicles, which is currently being done in the open areas of the site. This proposal is part of a three-phase project originally approved by the Redevelopment Agency in 1993 through a special use permit. The applicant is proposing to implement the second phase of the project now and the third phase in a few more years. The project is being constructed on a graded lot with two industrial buildings fronting on Main Street, one of which serves as the business office.

Staff recommendation: Agency adopt the resolution.

With reference to Item No. 2, Deputy Mayor Padilla asked why the appointment of a member to the board would require three votes of the Council, while the removal of a member from the board would require four. Senior Assistant City Attorney Moore responded that she was not involved with the project, but the reason most likely that removing a member from office is generally of a more serious nature than appointing a member.

ACTION: Agencymember Rindone moved to approve staff recommendation and offered Consent Calendar Items #1 through #3, headings read, texts waived, with the understanding that, with reference to Item #2, the policy regarding the number of votes needed to appoint and remove board members be consistent with the policy governing other City boards, committees, and commissions. The motion carried 4-0.

ORAL COMMUNICATIONS

There were none.

OTHER BUSINESS

4. DIRECTOR'S REPORTS

There were none.

5. CHAIR/MAYOR REPORTS

There were none.

OTHER BUSINESS (Continued)

6. AGENCY/COUNCIL COMMENTS

Agency/Councilmember Rindone spoke of the moment of silence observed at last week's Council meeting in memory of Barbara McAllister, a lady who was an active participant in her community, and conveyed the appreciation of the family to the Council and community members.

CLOSED SESSION

Deputy Mayor Padilla announced that Closed Session was cancelled, and the following cases were not discussed:

7. CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION
PURSUANT TO GOVERNMENT CODE SECTION 54956.9(a)
Tuchscher vs. City of Chula Vista, Superior Court, County of San Diego, San Diego
Judicial District, Court Case No. GIC758620
8. CONFERENCE WITH LEGAL COUNSEL REGARDING ANTICIPATED
LITIGATION – PURSUANT TO GOVERNMENT CODE SECTION 54956.9(b)
One case.

ADJOURNMENT

At 6:40 p.m., Deputy Mayor Padilla adjourned the meeting to the Regular Meeting of the Redevelopment Agency on March 5, 2002, at 4:00 p.m., immediately following the City Council meeting in the City Council Chambers.

Susan Bigelow, CMC/AAE, City Clerk